Fact sheet

Joydon





House size

Dimensions	11.91 x 14.41 m
Living area basement	117 m²
Living area ground floor	136 m²
Living area second floor	140 m²
Total living area	393 m²

Façade

Mineral render

Roof

Pitched roof, 22.5°, flat roof

Heating and ventilation

- Mechanical ventilation with heat recovery
- Underfloor heating
- Gas boiler
- Photovoltaic panels

Architecture and special features

- Modern, three-story detached family home
- Spacious double height entrance hall
- Wellness oasis with organic sauna and steam bath
- Elegant staircase with integrated lighting
- Floor-to-ceiling triple glazed windows
- Integrated double garage

Standard specification

- Triple-glazed timber and aluminium windows, fitted in the factory without PU foam
- Holistic health concept with outstanding indoor air quality
- Effective Xund-E electrosmog protection and shielded electrical installations
- Superior-quality, environmentally friendly interiors that are healthy to live in thanks to innovative solutions developed in-house by Baufritz (e.g. interior paints, floor adhesives, etc.)
- HOIZ natural, organic insulation made from wood shavings — developed in-house, certified by natureplus and IBN

BAUFRITZ®

Floor plans Joydon

Ground Floor



First Floor



BAUFRITZ®


Heimkino
Fitness / Gast
Flur
Bad
Dampf-
bad
Abstell.
Technik